

IN THIS ISSUE

- Comments / 2
- Washington Update / 2
- Planning Landmarks & Pioneers / 3
- Legal Affairs / 4
- Beacon Hill / 5
- New Hope for Big Boxes / 8
- Resources / 9
- Planning in the News / 10
- Employment / 12
- Calendar / 13
- Consultant Directory / 14-15

**CTPC
Fall
Course
Schedule
See
Insert**

**Published by the
Massachusetts and
Rhode Island Chapters
of the American
Planning Association**

NEW ENGLAND PLANNING

Massachusetts Chapter & Rhode Island Chapter

New England Planning welcomes the following new members of AICP:

Massachusetts

Juris G. Alksnitis
Michael R. Bachstein
Diane Beecham
Jean M. Bubon
Jennifer A. Conley
Thomas Devaney
David A. Fields
Elizabeth Poe Foster
Rachel Neilson Gakenheimer
Irene Hauzar
Bruce Lawrence Kaplan
Jeffrey R. Lacy
Jeffrey C. Lin
William Francis Lyons
Patricia McCloy

Colin McNiece
David Mohler
Jessica PM Pineo
Daphne Z. Politis
Christopher Michael Reilly
Brent Ryan
Denise Sullivan
Laurie P. Tarr
Gregory Paul Watson
John C. Weston

Rhode Island

Lynn M. Furney
Patricia A. Nickles
Arnold Norman Robinson
Samuel J. Shamoon
Douglas S. Wolf

Massachusetts and Rhode Island planners passed at a rate of 83%, above the national pass rate of 75%.

PROJECT PROFILE

Preventing I-495 West from Becoming a Victim of its Own Success

William H. Newton, AICP

Executive Director, Central Massachusetts Regional Planning Commission

An examination of the GIS buildouts, completed by the RPAs now for just about every city and town in the Commonwealth, confirms the notion that economic development continues to flourish within major transportation corridors. Job creating industries, like information technology, are attracted to highway routes for one reason and one reason only: access. Indeed, of all economic activity that takes place here, industry is the key generator of traffic and the single largest user of public water supplies and waste disposal systems. And though operation of these infrastructure services can quickly become strained by more and more growth, the jobs, income and tax benefits produced by business development are thought to far outweigh the negatives – or do they? The line between smart, sustainable growth and over-development is thin and quite permeable.

A timely example of where this issue has reached a crucial stage is the I-495 west corridor, essentially its midsection between Route 225/2A on the north and I-95 to the south (see map). Here, 43 cities and towns



I-495 as it passes between metrowest (right) and central Massachusetts (left)

COMMENTS

Tom Broadrick, AICP, APA-MA President

By the time you receive this Newsletter, the MAPA Chapter Election results will be in. Winners will have been declared and you can contact me to know who are your new Chapter Officers. I hope you took advantage of voting for your officers, as this is one way that the Board of Directors has of sensing support for its work on your behalf. With over 850 members in the Chapter and a history of only a small percentage of members returning ballots, it is frustrating to think that only a few of you really supported the work of Board enough to weigh in by casting a ballot in support. So thank you to those who did, we appreciate it. And to those who didn't, please, two years from now take the 15 minutes it takes to fill out and mail the ballot. Your vote counts!

Please note that the Annual Conference is slated for October 4 and 5 in Lowell and our "volunteer coordinators" (AKA the Board of Directors!) can always use an extra helping hand. If you are interested in helping give any Board Member or me a call. You will find our contact info on the back cover of this Newsletter and on the web at www.massapa.org.

Again, I invite you to visit our Website and I recommend you take a look now to see the link to the National website,

which links you to all 46 Chapters. Check out www.massapa.org, I believe you will find a wealth of information to keep you informed.

I continue to represent planning directors on the Governor's Special Commission on Barriers to Housing Development as a participant in the Commission's Zoning Sub Committee and on behalf of the Chapter sent in a minority report at the last meeting of the full Commission. I again am planning to write a more lengthy report and will share what I know with you if you simply email me at broadrick@town.duxbury.ma.us.

Finally, several members of your Board of Directors will be attending the "Planners Day on Capitol Hill" in Washington, D.C in conjunction with the APA Fall Leadership meetings. Please let me know if there are any specific issues you want me to know about. I will be leaving September 26 so email me soon! I will share them with the other members of the Board for discussion.

Remember the Massachusetts Chapter of the American Planning Association is here to help you "Make Great Communities Happen"!

My email address is: broadrick@town.duxbury.ma.us

WASHINGTON UPDATE

Brownfields Bill Set for Final Passage

Most observers feared that brownfields legislation was once again doomed to legislative limbo. After the Senate approved a consensus compromise bill, S. 350, by a 99-0 vote, action in the House had stalled over provisions regarding the U.S. Environmental Protection Agency's ability to reassert authority over state-certified brownfield sites. But, intervention by the Bush Administration and House Speaker Dennis Hastert (R-IL) late last week led to an unexpected agreement to push the Senate version to an expedited floor vote this week.

The provisions of S. 350 will be attached to a bill introduced by Speaker Hastert (H.R. 1831) designed to limit superfund liability of small businesses that contributed only small amounts of waste to a site. The House will consider the combined bill under a suspension of the rules vote (requiring a 2/3s majority) later this week. The bill could be on President Bush's desk by the end of the month.

The compromise was sealed when Speaker Hastert and the White House convinced House Energy and Commerce Subcommittee on the Environment and Hazardous Materials Chairman Paul Gillmor (R-OH) to accept the EPA finality language contained in the Senate bill. Brownfields reform has been among the top environmental priorities of the Bush Administration dating back to last fall's campaign. Pressure from the Administration was critical to overcoming the House impasse. The agreement paving the way for final passage of S. 350 was immediately hailed by a wide of array of lawmakers and organizations.

APA and other smart growth advocacy groups had long pressed for approval of S. 350. The bill will provide needed resources for brownfield site evaluation and remediation and

remove legal obstacles to development. Returning brownfield sites to productive reuse is essential to in-fill development strategies and promoting the revitalization of urban communities.

The bill provides \$250 million for state site inspection and remediation. The measure also offers liability reforms needed to provide communities, innocent parties and potential investors with protection necessary for redevelopment to occur. Under the Senate bill, states assume a key role in clean-up and site certification, however the bill does allow EPA to require additional cleanup action at a site if it determines a release or threatened release of toxic waste "may present an imminent and substantial endangerment to public health or welfare of the environment" and additional work is necessary to prevent or mitigate the release; or, EPA determines information previously unavailable shows contamination or other conditions at a site present a threat requiring additional work to protect public health or the environment. Regardless of the reason, EPA is required to consult with state officials in determining when new information about a site presents a threat to human health and the environment.

Farm Bill Holds Promise for Planners and Smart Growth

As the House moves toward expected consideration of the massive ten-year reauthorization of the nation's farm commodity, rural development and agriculture land conservation programs this week, planners and smart growth advocates are pressing for modifications that promise historic assistance for land conservation and rural planning efforts.

Conservation The 2001 Farm Bill is an absolutely critical opportunity to support smart growth and growth manage-

Nominations for 2002 AICP National Historic Planning Landmarks and Pioneers Awards

AICP announces the process for awarding the 2002 AICP National Historic Planning Landmarks and Pioneer Award. The Planning Landmarks Program was established in 1986. The awards are designated in two categories; one for planning landmarks (projects/plans and significant events) and one for planning pioneers in three areas: planning practice, theory/literature, and citizen participation. A total of 6 awards may be made, commonly three landmarks and three pioneers.

To be considered as proposed planning landmark it should be:

1. (a) A pioneering work, (a documented "first");
(b) Historically significant; unique; outstanding;
(c) An initiation of a new direction in planning that was followed by others; or
(d) Something with an impact on American Planning, cities or regions over a broad range of time and/or space.
2. Is this Landmark of NATIONAL significance?
3. Is it available for public use and viewing?
4. Is it at least 25 years old? (1977 or earlier)

To be considered as a proposed planning pioneer, someone should have:

- (a) Made personal and direct innovations in American planning that have significantly and positively redirected,(or created models for the future),planning practice, education, theory or organization with long-term beneficial results through Planning Practice, Theory/Literature, or Citizen Participation (Any one or more will suffice).
- (b) Had such impacts on a national scale.
- (c) Made such contributions more than 25 years ago.

The awards will be presented at the 2002 APA/AICP National Conference in Chicago, IL (April 13 - 17, 2002).

A Jury, appointed by the AICP President, will review the proposals received and make the selections. To receive an application packet please contact Tim Akers at the AICP office in Washington (202-872-0611 or takers@planning.org.) Please remember that all applications must be received complete in every detail in the Washington office by October 5, 2001 to be considered.

ment at the federal level. Reps. Ron Kind (D-WI), Wayne Gilchrest (R-MD), and Sherwood Boehlert (R-NY) are planning to offer a substitute for the flawed conservation title of the farm bill that was passed by the House Agriculture Committee. The substitute is based on H.R. 2375 previously introduced by Reps. Kind, Gilchrest and Boehlert with more than 130 cosponsors. The substitute is an important opportunity to support voluntary, incentive-based farmland conservation programs, contain sprawling development, improve water quality and enhance wildlife habitat. The Kind-Boehlert-Gilchrest amendment would triple federal agricultural conservation and environmental spending to \$6 billion a year. In particular, the Kind-Gilchrest-Boehlert amendment (H.R. 2375) will promote smart growth by preserving farmland by providing \$500 million per year, which can be matched by states, for local and private conservation easements amounting to \$1 billion per year. The measure also provides \$2 billion in annual funding for agricultural non-point source pollution abatement and preserves 250,000 acres per year of wetlands through the Wetlands Reserve Program. The measure will increase federal agricultural spending in most congressional districts, and funding will be more equitably distributed among states and localities than under the House Committee bill, which channels the majority of federal assistance to a handful of states. The amendment does not add new funding to the bill but redirects resources from selected commodity programs into conservation activities. If the Kind-Gilchrest-Boehlert amendment fails, larger subsidies will go to large, corporate farms, while small and medium-sized farms and rural open space will continue to disappear.

Planning The bill approved by the House Agriculture Committee contained a \$150 million pilot program aimed at

rural regional planning. Section 613 of the rural development title of H.R. 2646 provides \$15 per year for strategic plan development and implementation. The program would be limited to 10 states and seeks to provide capacity building resources for planning in rural areas.

APA applauded the inclusion of a planning assistance program in the legislation but is pressing for numerous improvements to the House Committee approved language. APA plans to support an anticipated amendment on the House floor from Rep. Eva Clayton (D-NC) to give the Section 613 program additional funding and expanded eligibility to create a national competitive grant program. The Clayton amendment would increase planning funding to \$42.75 million per year. Additionally, APA is working with Senate staff on improving the House language to further support regional comprehensive planning. The Senate Agriculture Committee begins consideration of its version of the Farm Bill this month.

Rep. Clayton has noted that funding for planning activities is critical to ensuring that the maximum return is realized on other investments in rural development and conservation programs. The funding for capacity building, plan development and implementation, and technical assistance is essential to integrating complex programs and helping rural regions - as well as their suburban neighbors - achieve their own vision of smart growth.

With the Farm bill's provisions for land conversation and regional planning, the measure is an important opportunity not just for rural America but also suburban areas concerned about sprawl. Traditional Farm Bill politics have focused on creating and expanding giant crop subsidy programs that disproportionately benefit giant agri-business. The efforts

Continued on page 6

September 2001 / 3

LEGAL AFFAIRS

Joseph P. J. Vrabel, Esquire, Bowditch & Dewey, LLP
Southwestern Bell Mobile Systems v. Todd; 244 F.3d 51 (1st Cir. 2001)
Telecommunications Act of 1996; "Aesthetic Impact Zoning By-law"

In a very interesting case involving the Telecommunications Act of 1996 (the "TCA") the First Circuit upheld a decision of the Leicester Zoning Board of Appeals when it denied a special permit to Southwestern Bell Mobile Systems to construct a 150-foot high telecommunications tower. The interesting aspect of this case is not so much that the special permit denial was upheld, but the grounds upon which the initial denial was based. In one of the few federal court decisions that has sided with Massachusetts cities and towns on special permit denials under the TCA, the Leicester denial used the unique argument that the presence of the cell tower would not satisfy Leicester's Zoning By-law requirement regulating the "aesthetic impact" of wireless telecommunication facilities proposed to be located within the town. Essentially, the Zoning By-law regulated cell towers in order to "minimize adverse impacts of wireless communication facilities upon adjacent properties, historic areas and residential neighborhoods, minimize the overall number and height of such facilities to only what is essential, to encourage collocation on a single structure, and avoid damage to adjacent properties from facility failure through engineering and careful siting facilities." Since these "aesthetic" criteria of the Zoning By-law were not satisfied, Leicester's denial was upheld.

Southwestern Bell proposed to construct its tower in a suburban-agricultural zone, on a site which was at the approximate center of the town, atop a fifty-foot hill in an open field. This tower would be seen by approximately 25% of the town's population on any given day. The property already had two forty-foot high water towers, and the site was surrounded by a low-density residential area, with high-tension electrical wires running through it approximately 1000 feet from the water district property. There also were two residential subdivisions in various stages of completion located in the immediate vicinity of the proposed tower. The tower would be located approximately 360 feet from an elementary school, 700 feet from a high school, and 1350 feet from a middle school. Due to the site's proximity to Worcester Airport, Southwestern Bell's consultant indicated that the FAA likely would require the tower to be painted in contrasting sections of red and white and be topped by at least one beacon to light the tower at night. Although, the police, fire and emergency medical service departments were all in favor of the tower, there was significant public opposition to its proposed location. Ultimately, the Zoning Board of Appeals unanimously voted to deny the application, listing three areas where it concluded that the proposed Tower would not comply with Leicester's Zoning By-laws. First, it did not satisfy the criteria of "minimum visual impact" Zoning By-law; second, it would be an attractive nuisance, since it was located near schools; and third, there would be an adverse effect on property values due to the location of the tower and close proximity to the two residential subdivisions.

In considering Southwestern Bell's appeal from the grant of summary judgment in the Federal District Court, Southwestern Bell claimed that Leicester's denial of the special permit was not supported by "substantial evidence contained in a written record", as required by the TCA. The First Circuit quickly dismissed this argument, finding that there was sufficient evidence to conclude that the Leicester Zoning Board of Appeals had reasonably found that the tower would have more than a minimal visual impact in violation of Leicester's Zoning By-law, even though there did not appear to be sufficient evidence to support the conclusion that the tower would adversely affect property values or be an attractive nuisance to school children.

Although Southwestern Bell claimed that the "substantial evidence" requirement of the TCA mandated that the Leicester Zoning Board of Appeals had to make formal, written findings of fact and conclusions of law and that a review of the record under the TCA would be limited only to those facts that the Board specifically cited in support of its conclusion, the First Circuit strongly disagreed. The Court held that a requirement of formal findings of fact and conclusions of law had no basis in the language of the TCA. Further, strong policy reasons mitigated against reading such requirements into the TCA. Importantly, the Court noted that passage of the TCA did not alter the reality that local boards are staffed primarily by lay-people. Though board decisions are subject to review under the TCA, it would be unrealistic to expect highly detailed findings of fact and conclusions of law from volunteer board members. Although the Court did note that allowing local boards to issue written denials that gave no reasons for a decision would frustrate meaningful judicial review, the Court found that here there was a sufficient written record present with sufficient evidence to deny this special permit.

In the most interesting portion of the opinion, the Court specifically upheld Leicester's "minimal visual impact" Zoning By-law and found that there was sufficient evidence in the record to support the board's conclusion that if the tower did not comply with Leicester's minimal visual impact by-law, a special permit could be denied. In a clear message to municipalities, the First Circuit held as follows:

"The five limitations upon local authority in the TCA do not state or imply that the TCA prevents municipalities from exercising their traditional prerogative to restrict and control development based upon aesthetic considerations, so long as those judgments do not mask, for example, a *de facto* prohibition of personal wireless services (See *Aegerter v. City of Delafield*, 174 F. 3d 886, 891 (7th Cir. 1999))."

The Leicester Zoning Board of Appeals fairly made an aesthetic judgment about the impact of this cell tower, without having to justify that judgment by using any economic or other quantifiable impact as the basis for its decision. While the Court did note that such aesthetic judgments must be grounded in the specifics of a particular case, it found that these facts justified such a special permit denial by the Leicester Zoning Board of Appeals.

The First Circuit concluded that reasonable minds would find adequate evidentiary support for the denial of Southwest-

ern Bell's permit application for non-compliance with Leicester's minimal visual impact Zoning By-law, which articulated Leicester's aesthetic concerns. The rationale of this case should send a strong message to cities and towns seeking alternative bases upon which to deny cell tower permits. Although the decision does not alter the fact that substantial evidence in a written record still must be present, it gives to cities and towns another basis on which they might seek to deny these cell tower permits when faced with an ever increasing proliferation of cell towers and more and more federal court decisions that, to date, have appeared to require the placement of these cell towers in Massachusetts cities and towns despite local objections.

Three-State Fall Regional Conference

October 4-5, 2001

Doubletree Hotel, Lowell, MA
A joint production of the Massachusetts, Connecticut, and Rhode Island Chapters of APA. See www.massapa.org or last month's issue for more information

Planners' Casebook Call for Manuscripts

Do you have a planning success story to tell? Perhaps you have a planning project that wasn't successful at all but other planners should learn from it? Are you looking to publish your work about planning practice, and earn \$500 for it? Then here's an opportunity to tell your story!

Planners' Casebook, the quarterly publication of the American Institute of Certified Planners, is currently seeking manuscripts for upcoming issues. *Casebooks* present lessons learned from innovative, controversial, or challenging programs in an easy-to-read format geared for the practicing professional. Each case study examines the process, the key players, and strategies involved in planning implementation. An important component of each *Casebook* is the detailing of lessons learned, which are often transferable from one planning situation to another. Authors of published case studies receive a \$500 stipend. Prospective authors should submit a 250 to 400-word abstract to the editor for evaluation. Abstracts should present a clear overview of the proposed article, including its scope, major issue involved, outcomes, and - in particular - the "lessons learned" from your case study. Manuscripts are typically about 2,000 words, including abstract and author biography, plus maps, photos, or other graphics as appropriate. If you wish to submit an abstract or would like more information about *Casebook*, please contact:

Jerry Weitz, Ph.D., AICP *Planners' Casebook* Editor c/o
Jerry Weitz & Associates, Inc. 1045 Mid Broadwell Road
Alpharetta, Georgia 30004 (770) 751-1203
Jerryweitz@aol.com

ON BEACON HILL

Lyn Billman-Golemme, MAPA VP for Legislative Affairs

Highlights at the State Level

Livable Communities Act: was favorably reported out of the Joint Natural Resources Committee in June. Bill S. 1105 will go to the Senate Ways and Means Committee. MAPA has been closely involved with the bill and National APA has been following it. The bill provides for funds and mechanisms for communities, regions and the state to better coordinate future planning efforts.

Environmental Justice Designation: A decision on this has been extended until October 31st.

Municipal Incentive Grants: There is no money planned in the Senate budget and \$235,000 in the House. The bill is H 4101. If you are interested in this let me know or send a letter to the Conference Committee members supporting the House amount.

The Conference Committee is behind schedule but is trying to move ahead so any action would need to be taken as soon as possible.

At the National Level

Community Character Act: House number H.R. 1433 and Senate S. 975. Support continues to grow. The House now has 23 Representative Cosponsors. The Senate bill has been referred to the Environmental and Public Works Committee. Senator Jim Jeffords of Vermont is an original cosponsor and now chairs the Committee.

Other Items

Future Search, Managing Growth and Change in the Region: As the follow up to the How We Live- A Civic Initiative for a Livable New England: Lyn Billman-Golemme and Jeffrey Levine participated in the June program, which aimed to bring together a variety of individuals to create a vision and design a strategic implementation program for the Initiative. The goal was to create an action agenda for managing growth and change in the region.

Legislative links: Is there some piece of legislation you are interested in or would like to follow? Please contact me. Lyn Billman-Golemme, AICP, Vice President for Legislation & Policy, MA APA Board. Email: billman-golemme@charter.net

underway to refocus the legislation provide the opportunity for an historic reorientation of federal rural policy.

APA has endorsed the Kind/Gilchrest/Boehlert and Clayton amendments in the House and will be urging the Senate to adopt a bill that promotes regional comprehensive planning and expands needed land conservation programs. The online legislative action center will provide continuous updates on House activity and allow users to contact their Representative and Senators regarding the legislation. The action center can be accessed at cw2k.capweb.net/planning.

Heritage Area Bills Attract House Attention

Tomorrow the House Resources Subcommittee on National Parks, Recreation and Public Lands will hold a hearing on the issue of heritage areas. Specifically, the Subcommittee will look at H.R. 2388, the National Heritage Areas Policy Act. Introduced by Subcommittee Chairman Joel Hefley (R-CO), the bill authorizes the Secretary of the Interior to recommend designations for national heritage areas and provides statutory definitions for national heritage areas. National heritage areas would have to meet specific criteria, including having natural, historic, cultural, or recreational resources. The bill would also require feasibility studies and an Interior-approved management plan. Ten-year grants would be available to local coordinating entities for reports, studies, interpretive exhibits and programs, historic preservation projects and other activities recommended in the management plan for the area, and for the area's operating expenses. The bill also contains private property protection provisions, which will be closely examined at the hearing. Chairman Hefley's bill is not the only heritage area bill attracting attention. Rep. Mark Udall introduced the Cultural Heritage Assistance Partnership Program (H.R. 1882). Rep. Udall's bill has attracted 11 cosponsors and been referred to Hefley's Subcommittee. The bill would create a new Cultural Heritage Assistance Partnership Program in the National Park Service and establish a Cultural Heritage Citizens Advisory Committee and Federal Cultural Heritage Coordinating Council. Additionally, the Udall bill establishes competitive grants for up to 50 percent of the total cost of a cultural heritage project to States, Indian tribes, local governments, and nonprofit organizations.

CARA Clears House Committee

When Congress returns after the August recess, land conservation programs will be prominent among the major agenda items awaiting action. The Conservation and Reinvestment Act (CARA, H.R. 701) is at the top of the wish list for smart growth and land conservation advocates. The bill survived its first test of the 107th Congress when it passed through mark up on July 25 in the House Resources Committee. Many hours were spent debating contentious amendments, but the measure was finally approved with bipartisan support 29-12. The bill is now set for consideration by the full House where it was overwhelmingly approved last year.

CARA would provide guaranteed funding for a wide array of conservation programs for 15 years from Outer Continental Shelf oil and gas lease revenues. CARA would make money available to an array of conservation programs that have been

consistently under-funded. Among the many programs funded under CARA are the Land and Water Conservation Fund (LWCF), the Urban Parks and Recreation Recovery Program (UPARR), and the Historic Preservation Fund.

Although CARA was successful in the Resources Committee and generated broad bipartisan support with 236 cosponsors, there are still struggles ahead. Despite the recent momentum, CARA faces fierce opposition from those opposed to further federal land acquisition and those concerned about taking funding authority away from congressional appropriators. Advocates hope to press for quick action by the House.

Progress in the House has led to renewed activity in the Senate with companion legislation (S.1328) was introduced by Sen. Mary Landrieu (D-LA) on August 2. Despite lingering opposition from western state Senators and appropriators, she is joined in support of the CARA concept by some key legislators, including the Chairman of the Senate Energy and Natural Resources Jeff Bingaman (D-NM) and Ranking Member Frank Murkowski (R-AK).

Organizations endorsing CARA are encouraging CARA supporters to use August, a time of year known for outdoor recreation and enjoyment of the nation's parks and natural resources, as an opportunity to reinforce support for CARA in Congress. Faxes and email in support of CARA can be sent online using APA's legislative action center at <http://cw2k.capweb.net/planning>.

DOD Calls for New Round of Base Closures

Between 1988 and 1995, the Department of Defense slated 97 military installations for closure and numerous others for mission realignment. Since then DoD has repeatedly asked Congress to authorize additional closures under the Base Realignment and Closure process. Never wildly popular on Capitol Hill, BRAC became anathema when critics charged that the Clinton Administration had saved bases in California and Texas slated for closure for political reasons. With a new Administration, Congress will reexamine the issue of base closure when it considers the 2002 defense authorization bill in September.

The Defense Department has released its proposal for a new round of closures. The Efficient Facilities Initiative (EFI) authorizes a single round of closures in 2003 based on recommendations from an independent commission. The 9-member commission would review recommendations made by the Secretary of Defense and then send their own final recommendations for closures to the President. The President would then have two weeks to accept or reject the recommendations as a whole. If rejected, the commission can provide revised recommendations to the President. Should the second report also be rejected by the President, the process ends. Once accepted by the President, the recommendations become binding unless Congress enacts a Joint Resolution rejecting the report on an "all or none" basis.

DoD's EFI proposal would allow base privatization only if specifically authorized as part of the commission's recommendation. Partial privatization and expanded leasing authority now in place would be continued. In addition, EFI would continue to allow no cost economic development transfers to

local redevelopment authorities (LRA) if the property is used to generate jobs and the proceeds are reinvested in the economic redevelopment of the installations or surrounding community. The proposal also addresses the issue of environmental clean-up costs by reauthorizing the transfer of property in connection with remediation by allowing payments to LRAs and making indemnification available for costs resulting from undisclosed contamination.

The success of the proposal is far from assured. Critics on the House Armed Services Committee have already voiced opposition to new closures, and other approaches are emerging. For example, Reps. James Hansen (R-UT), Joel Hefley (R-CO), and Vic Snyder (D-AR) have proposed altering the system so the commission has to initially identify bases that are safe from closure. Others have suggested that the DoD approach does not provide a sufficient role for Congress and still others questioned the actual cost savings from prior rounds.

Housing Trust Fund Introduced in Senate

The Senate has joined the House in consideration of legislation to establish a national affordable housing trust fund. Sen. John Kerry (D-MA), joined by 16 cosponsors, introduced the legislation on July 25, 2001. S. 1248 would establish a permanent source of funding for construction, rehabilitation and preservation of housing for low-income people. The campaign's goal is 1.5 million units of housing by 2010. Most of the housing would be rental housing, although home ownership assistance is included in the Senate bill. The money for the trust fund would be drawn from excess revenue generated by the Federal Housing Administration and Government National Mortgage Association (Ginnie Mae). At a

press conference held in support of the Senate bill, Smart Growth America Executive Director Don Chen specifically addressed the linkage between the housing trust fund and smart growth. Chen described how the lack of housing choices for many workers contributes to uncontrolled growth and mismatches between jobs and housing opportunities. "The establishment of a permanent source of funding to provide Americans with more affordable housing choices is essential to helping communities fight urban sprawl," Chen said. He was joined by representatives from the National Low Income Housing Coalition and the National Alliance to End Homelessness. Support for the trust fund legislation continues to receive broad grassroots support as the number of state and local organizations endorsing the legislation has risen to 920. August Recess Provides Advocacy Opportunity

Contact Congress Online

Access our online action center to send emails or faxes in support of such vital bill as the Community Character Act (H.R. 1433 / S. 975), CARA (H.R. 701), the Post Office Community Partnership (H.R. 1861 / S. 897), and brownfields reform (S. 350). You can visit our action center at <http://cw2k.capweb.net/planning>. If you need contact information for your Representative or Senators district office, contact APA's government affairs department at 202.872.0611.

APA will continue to press its congressional agenda with a special event this fall, Planner's Day on Capitol Hill. On September 27, leaders in planning from across the country will come to Washington to meet with Members of Congress and staff about important legislation. Contact APA for more information on this program.

Architecture and Education: Two Events in Boston

Boston Architectural Center Exhibitions of Student and Faculty Selected Works

Student "Selections"

Now through September 30

McCormick Gallery

Faculty Work

September 20 through October 5

Fourth Floor Gallery

Both Galleries located at the BAC, 320 Newbury Street, Boston, and are open Monday through Thursday, 9-9, Friday-Saturday 9-5, Sunday noon-5. Free and open to the public. Info: 617-262-5000.

Boston Society of Architects "Career Day in Architecture and Design"

Annual New England college fair for students considering careers in architecture and interior design.

Saturday, October 27

Wentworth Institute of Technology, 550 Huntington Avenue, Boston.

Open 9:00 am to 1:00 pm. Free. RSVP/Info: 617-951-1433 x221.

New Hope for Deserted “Big-Box” Stores

At one time or another, every community comes face to face with the dreaded remnants of an abandoned retail anchor: the “big-box” full of shopping promise that now stands dark and empty.

While many retailers relocate for larger space, today’s economic indicators suggest that cutbacks will be prompting “big-box” closures for some time yet. Following last year’s bankruptcy announcement, Chicago-based Montgomery Ward completed the closing of 250 stores in March; J.C. Penney plans to close 47 stores; Sears will close at least 89 stores; Bradlee’s, Office Max and Ames have all announced closures and cutbacks slated for this year.

Abandoned parking lots and dark stores quickly attract broken glass, damaged window boards and offer an unsightly and potentially dangerous element to communities. The American Planning Association’s July issue of Zoning News highlights two examples of collaborative partnerships between Wal-Mart, Eckerds and local planning officials to prevent the blight associated with retail relocation.

Wal-Mart’s cooperation with the Evanston, Wyoming Planning Dept., and Eckerds’ cooperation with Georgia’s Peachtree City City Council, resulted in successful retail relocation that retained community aesthetics and managed growth using methods that can be easily replicated in communities nationwide.

“Any town can do what Evanston and Peachtree City did with Wal-Mart and Eckerds,” said Jim Schwab, Editor of Zoning News. “In a classic win-win situation, the companies obtained the desired new space, and the old space avoided long-term abandonment.”

Last year, when Wal-Mart officials approached Evanston city leaders about vacating an existing store for larger space on the outskirts of town, they were met with initial resistance. Evanston’s comprehensive plan focused on preserving the city’s architectural heritage and managing growth, and city leaders were already facing concerns about the proliferation of local big-box retailers.

Rather than refuse Wal-Mart altogether, Evanston officials deferred judgment and began a review process and negotiations with the company. As a result, the corporation agreed to assist the city in placing new tenants in the building and sublet the property if necessary. Wal-Mart also agreed to maintenance provisions including lighting of the parking lot and portions of the interior, sign removal and repainting. Following Wal-Mart’s contractual marketing efforts and non-exclusive listing with Realtors for a capped fee, a local group is currently considering purchase of the property within a time frame that would prevent the store from going dark at all.

A similar case can be found in Peachtree City where Eckerds drugstore chain approached city officials with a plan to construct larger, more modern space. City officials were pleased when Eckerds agreed to hold off construction until the current space was leased to a new tenant.

It was during this process that local planners had to address a common commercial real estate situation: tenants vacate a property but continue to pay rent to a landlord who then has no incentive to lease the property. Similarly, compa-

nies who own commercial real estate often vacate and refuse to lease the property to a competitor, leaving it dark instead. Peachtree City officials have now passed an ordinance that prohibits tenants from voluntarily vacating the premises while preventing occupation by another tenant. The ordinance also includes property maintenance requirements, a veritable disincentive for any company to hold on to property it does not intend to use.

“Dark stores bring both inherent and perceived community value down,” said Shannon Armstrong, APA Research Associate and Planning Advisory Service Supervisor. “Wal-Mart and Eckerds have taken the lead in working with planners to retain community value and protect retail investments by taking simple steps that can be mirrored anywhere in America.”

For a copy of this article or more information about Zoning News, please call 312.431.9100. Both hi- and low-resolution digital images of dark stores and a store that has been adapted for reuse are available for download at www.planning.org/info/forthePress/2001ftp/ftp081501.htm

Announcing the Second Annual Regional Sustainable Development Forum: “The Greening of Community Development.”

Place: Massachusetts Institute of Technology

Date: Monday, September 17, 2001

Time: 8:00am to 3:00pm (Please note that due to the Rosh Hashanah holiday, the forum will be ending at 3pm to allow observers to be home before sundown.)

This Forum will focus on how community-based organizations, municipalities, and the private sector can advance sustainable development and green design practices and projects in or region. The morning plenary will feature keynote speaker Scott Bernstein from the Center for Neighborhood Technology in Chicago whose mission is to invent and implement new tools and methods that create livable urban communities for everyone. For more than 20 years, CNT has been working at the cutting edge of sustainable development. Forum information is as follows:

For more information and to register for the Forum please visit the New Ecology, Inc. website at www.newecology.org, and click on Second Annual Regional Sustainable Development or call Madeline Fraser at (617) 354-4099 x25.

RESOURCES

Urban Infill Housing: Myth and Fact

This booklet from the Urban Land Institute, developed in partnership with the U.S. Department of Housing and Urban Development, addresses eight common misconceptions about urban infill housing development and dispels them with facts. Examples of successful projects and policies are included to illustrate what has worked for others. The booklet is available in pdf format at www.uli.org/Pub/Media/D_Search/booksamples/U22_Infill.pdf.

Working Families and the Cost of Housing in America

This report, from the National Housing Conference's Center for Housing Policy, reviews the latest information from the 1999 American Housing Survey (AHS), and describes the overall number and characteristics of working families with critical housing needs. The second part of the analysis examines whether working families who earn the prevailing wages for selected occupations are able to pay reasonable costs for housing in the communities in which they live. The entire 60-page report is available in pdf format at www.nhc.org/nhcimages/paycheck.pdf

New Quarterly International Urban Publication

Global Outlook, the International Urban Research Monitor, highlights important urban research and best practices from nations, regions, cities, and communities throughout the world. It is published quarterly by the Woodrow Wilson International Center for Scholars and HUD's Office of International Affairs. The April 2001 issue features growth management, economic development and quality of life in developing nations, and the rapidly accelerating impacts of new information technology and telecommunications on urban areas. To download the latest issue of Global Outlook, visit the Woodrow Wilson International Center for Scholars' web site at wwics.si.edu/NEWS/gloutlk2.htm.

Coming to a TV Near You

PBS stations in many parts of the U.S. are scheduling for fall broadcast two recently released documentaries that address planning issues. *Save Our Land, Save Our Towns*, by Pulitzer Prize-winning journalist Tom Hylton examines sprawl, urban disinvestment, and smart growth solutions in Pennsylvania, Oregon, Florida, and North Carolina. *Block by Block: Reclaiming Neighborhoods by Design*, from the American Architectural Foundation, shares inspiring stories of inner-city revitalization in Atlanta, Hartford, and Denver. Visit the new "Films & Videos" section of APA's web site (www.planning.org under Public Information) for tips on how to leverage these broadcasts for greater local awareness of good planning and how to obtain the videos for use on cable access channels and at public meetings.

A Local Official's Guide to Developing Better Community Post Offices

The purpose of this handbook, developed by the Vermont League of Cities and Towns, the Preservation Trust of Ver-

mont, and the Vermont Division for Historic Preservation, is to help local officials and residents develop and implement solutions to proposed expansions and relocations - solutions that meet the needs of the community and the post office. The USPS is the most visible federal institution in America and is probably closer to the community than any other federal agency. It serves as a central meeting place and anchor for the community center. Because of this importance, few events are as devastating to the health of a town in any state as the closing or relocation of a downtown or community center post office. The good news is that cities and towns can successfully challenge Postal Service decisions that may negatively impact their communities. However, to be successful, local officials and citizens must take the initiative. The local community must give the USPS clear guidance on how best to meet its needs. The handbook reviews ideas for developing a strong working relationship with postal officials; strategies for working with postal officials to insure that, whenever possible, the local post office remains visible, convenient, accessible and sensitive to its surroundings; a "Vermont Model" for local post office redevelopment projects; and current USPS regulations and proposed legislation governing post office relocations. The entire handbook is available at www.ptvermont.org/pocontents.html. Also remember to visit APA's Community Post Office Partnership website at www.StampOutSprawl.org

Report on Affordable Housing and Smart Growth

The National Neighborhood Coalition has released a report that examines the findings and policy recommendations of researchers and practitioners addressing the effects of smart growth on affordable housing. The research suggests that careful planning and regional approaches to affordable housing must be a fundamental component of smart growth. Recommendations from the report, entitled *Smart Growth for Neighborhoods: Affordable Housing and Regional Vision*, include addressing exclusionary development practices, increasing funding for affordable housing, and building new alliances. The entire report is available in pdf format at www.neighborhoodcoalition.org.

Online BioMap

The state's Natural Heritage and Endangered Species Program has finished the much-anticipated BioMap. You can view it on-line at <http://www.state.ma.us/dfwele/dfw/nhesp/nhbiomap.htm>. These BioMap-related materials are available from the Natural Heritage Program, "BioMap: Guiding Land Conservation for Biodiversity in Massachusetts," a full color report on the BioMap project. This report presents the BioMap, explains the process through which it was developed, and shows the BioMap for the state's thirteen ecoregions. The *BioMap Technical Report*, which presents in much greater technical detail the methodology used to develop the BioMap, along with the scientific basis for these methods. A BioMap Poster, showing the statewide Biomap along with beautiful photographs. To receive a copy of any of these, email: natural.heritage@state.ma.us.

Harvard Looks Forward to Boston

Harvard University now owns more land in Boston than back across the Charles River in Cambridge, reports *The New York Times*, and the university has plans to expand on its 102 acres in the Boston neighborhood of North Allston on land that now houses a truck graveyard and one-story warehouses and office buildings. "The lesson of Harvard's history is, one can transform apparently unpromising spaces into promising intellectual opportunities," says the university's new president, Lawrence Summers. According to *The Times*, this spring, the university also paid \$162 million for a 29-acre former arsenal in Watertown, a nearby suburb, causing an uproar because ownership by a nonprofit organization threatened up to a third of the tiny town's commercial tax base. And while the move into Boston continues, the faculty is not enamored of having to straddle the river. In a straw poll, *The Times* reported, all but one member of the law school faculty voted against a move. Read *The Times* story at www.nytimes.com/2001/08/11/national/11HARV.html?pagewanted=all. Harvard's homepage is www.harvard.edu.

Sun, Surf, Sand, and Visionary Planning

An editor's summer vacation in Massachusetts inspired him to celebrate the joys of public planning for *The Washington Post*. Robert Kuttner, co-editor of *The American Prospect*, sojourned in Cape Cod and returned to give planning the credit for an abundance of family-owned restaurants, a dearth of strip malls, and a "magnificent shoreline ... available to ordinary people who come for a day or a week, as well as those fortunate enough to own oceanfront property." "Zoning and planning have a bad name among the Sunbelt crowd who are currently running the country," writes Kuttner. "But, back on Cape Cod, east of Hyannis in the magnificent last 50 miles of Cape, it's hard to find a franchise fast-food place or a mall. This is due less to the National Seashore than to strict local zoning and planning and a general ethic that this place is special. What makes Cape Cod special is not just the natural beauty, which has been mercifully preserved, but the feeling that here is a place with some local character that hasn't been homogenized into just a copy of every other place." Read Robert Kuttner's column at www.washingtonpost.com/wp-dyn/articles/A62020-2001Aug10.html. *The American Prospect's* homepage is www.prospect.org.

Census Numbers Reveal Longer Commutes Nationwide

Census figures show that Americans are as auto-dependent as ever, according to an analysis by the American Highway Users Alliance, which concludes that the federal government should make traffic congestion relief a priority. "The census data highlight that about the only thing to change for commuters since 1990 is the unfortunate fact that they're stuck in ever worsening congestion," according to William Fay, president and CEO of the alliance. The census numbers show that the average American spent four minutes more per day commuting in 2000 than in 1990. The average rose from 22.4 minutes per commute trip in 1990 to 24.3 a decade later. The alliance points to its 1999 report, "Unclogging America's

Arteries: Prescriptions for Healthier Highway," for ways to improve the 167 worst congestion points in the U.S. That report also calls for improving the safety and convenience of transit. Read about the analysis at www.highways.org/news/press8-6-01.html, and access supplemental census data at www.census.gov/c2ss/www/Products/Profiles/2000/index.htm. The American Highway Users Alliance homepage, where "Unclogging America" can be found, is www.highways.org.

Study Finds Cities' Websites Still a Click Away

Most cities and governments that use websites to deliver information and services fail to accommodate disabled users or post privacy notices, according to a new study of e-government. The report, "Cities on the Internet 2001: E-Government Applied," looked at websites of 224 cities with populations of 100,000 or more, based on recent census data, and judged them on 70 different variables, ranging from policies to online services. It found that 8 percent of sites included a privacy statement, and 40 percent placed cookies on users' computers without informing them. The study found a lack of transactional services, such as the ability to pay parking tickets online. And it discovered that 21 percent of cities do not post meeting agendas, and 43 percent fail to post the minutes of meetings. The study was conducted by Civic Resource Group, a Santa Monica, California-based private organization that provides Internet services to municipal agencies. You can read about the study at www.civicresource.com

APA Requests Model Staff Reports

The APA Research Department is conducting research for a manual on how to write better staff development review reports. The manual, which will be published as a Planning Advisory Service Report next year, will cover staff reports on rezoning, subdivisions, conditional uses, variances, and similar applications or proposals for development. One issue it will cover is how to digest large amounts of technical information (including recommendations from other local government departments) for lay boards and elected officials in easily readable and understandable formats. We would like to receive examples of well-written, well-organized staff reports and internal memoranda on preparing such reports, as well as materials on development impact reviews, review criteria, and methods of determining consistency with various comprehensive plan elements and proposed developments. Please send these materials to Marya Morris, AICP, Senior Research Associate, c/o APA, 122 South Michigan Avenue, Suite 1600, Chicago, Illinois, 60603 by August 31, 2001. Envelopes should be marked "Development Review Reports."

I-495 (cont'd from p. 1)

on both sides of the interstate (19 on and 24 contiguous to I-495), private business (including NAIOP) and state political leaders have come together to confront the pressures of growth.

Referred to as the I-495 Technology Corridor Initiative by its leaders, both local officials and business representatives, this body—with the able assistance of the Massachusetts Technology Collaborative (in Westborough) and the Metropolitan Area Planning Council (in Boston)—is struggling to control what has become one of the Commonwealth's fastest growing areas in terms of job creation and new housing. Some people might say "lucky you," while others might warn about the dangers of over-development.

Let's check the numbers. According to news reports, this corridor alone is home to some 30,400 information technology jobs. Total employment accounts for 18% of the state's work force or about 575,000 employees. And more is on the way as EMC Corp. continues to expand and plans by Intel and Cisco move forward. Moreover, a staggering amount of new housing continues to be built in high growth communities like Boxborough, Bolton, Shrewsbury, Franklin and Hopkinton, consuming hundred of acres of open space. Of the 43 corridor municipalities, 14 experienced household growth rates during the nineties that exceeded 20%, Hopkinton leading the pack with a 40.7% increase. As a group, housing grew by nearly 16% in the last 10 years. A look at median sales prices for single-family homes in 2000, strongly suggests a severe shortage of affordable housing. The overall result has been the addition of some 69,000 people by 2000, bringing total population to just over 600,000 in the corridor.

Data from MHD on average daily traffic counts (averaged for three locations) show that traffic has grown by 26% since 1990. By comparison, traffic on Route 128 between Waltham and Needham increased by 14% for the same period. Are there delays? Is gridlock an issue? Most certainly during morning and evening commutes, especially at the entrances to and from the Mass. Turnpike in Westborough. Is transit the solution? The MBTA is about to embark on a six-month study to determine whether a new regional transit authority, involving eight municipalities, is the answer. Of course, we already know whether public transit was in anyway a solution to the traffic issues on Route 128.

Water policy was chosen by the 495 group as a major issue to explore, and for good reason. There has and continues to be a growing concern about the adequacy of ground-water resources and streamflow levels because of changes in local water and wastewater practices. Approximately 80% of the public water supply within the corridor is pumped from groundwater. Immediately west of I-495, for example, the demand for water in 1995 had reached 87% of safe yield in Westborough and 125% in Northborough. The re-use of water claimed from wastewater treatment plants is receiving attention by many communities to meet the state's new requirements for wastewater planning. Franklin, for one, is examining the option of using highly treated wastewater to artificially recharge its aquifer. Groundwater recharge and regional water conservation are undeniable growth issues that

will demand solutions much sooner than later.

Despite these warnings, state and federal officials and legislators continue to support more development by promising assistance to address the corridor's growth problems. Witness the \$225,000 secured by Congressmen Meehan and McGovern for a transportation planning study and a \$50,000 state grant to fund a transit development feasibility study that would establish a regional transit authority with, as the Marlborough Mayor says, "an eye on reducing traffic congestion on I-495". Already, U.S. Senators Kennedy and Kerry, and Congressmen Markey, Meehan and McGovern are attempting to allocate \$1 million in next year's federal transportation budget to cover implementation costs and another \$217,000 in federal funds is to be devoted to a land use study. How much growth is the public willing to pay for before the cost of doing business in the corridor exceeds the benefits gained? Surely, no one wants to duplicate the Route 128 nightmare.

How then do we deal with the potential for over-development and with that, the inevitable demand for ever-costlier solutions? This is not to suggest that the corridor's breakpoint has yet been reached. But it will, knowingly or unknowingly. While work continues on how best to accommodate further expansion, let me suggest a parallel action that ought to be undertaken immediately. It centers on this question: Is there a maximum growth level that can be reasonably sustained within this corridor, and can that point or ceiling be predetermined?

Admittedly, the idea of growth limits is a debatable and potentially contentious political issue. Yet the concept is not entirely new in the Commonwealth. On the Cape, the Cape Cod Commission has the authority to approve what are known as DCPC's or Districts of Critical Planning Concern. As used there, the DCPC designation is a powerful regulatory tool used chiefly to control the amount of growth that may occur in a district in order to protect a critical resource or major public investment.

The completed GIS buildouts provide one benchmark; another threshold will be established by the development community when, at some distant time, they choose to move on to "greener pastures" in search of cheaper land, less congested highway routes and public utility systems with unused capacity. But, neither of these outcomes is likely to be acceptable since the basic standards of livability and operational performance of the highway will surely have been compromised by then.

Instead, what is needed is a municipally (or even regionally) determined limit based on development constraints like water and sewage disposal capacities, environmentally sensitive lands, highway network capacities, etc. And, assuming "smart growth" techniques are employed, a set of measurable standards can be generated that would establish for each community a rational growth limit. Without going to extraordinary measures and public expense, this then represents a sustainable buildout. At this point, a shift in local and state growth policy is warranted. For communities, it likely means a conscious decision to devote more attention to redevelopment or revitalization and far less to attracting new growth. And at the state level, it means taking responsible action to re-direct resources to other less developed areas.

EMPLOYMENT

Land Use Counsel, Boston Redevelopment Authority

Boston's Planning and Economic Development Agency seeks qualified candidates for the following: Reporting to the Deputy Director for Zoning, provide legal counsel on land use issues in citywide rezoning. Draft and prepare zoning legislation. Requ: J.D and Admission to the Bar, plus more than five years progressively responsible rel. legal exp. w. expertise in legislative drafting and in zoning and land use law. Knowl. of the Boston Zoning Code and Enabling Act and rel. state, federal and local land use regulations requid.

To Apply: Send resume to: HR, BRA 43 Hawkins St., Boston, MA 02114. AA/EEO Auxiliary aids and services are available upon request to individuals with disabilities. BOSTON RESIDENCY REQUIRED ON THE DATE OF HIRE.

Planner, Town of Wilmington, Massachusetts

The Town of Wilmington seeks Assistant Planner to perform both planning and conservation duties. Position provides technical support to the Director and Assistant Director on planning and conservation projects and to boards/committees as assigned by the Director. Responsibilities include development review, site inspections, drafting regulations and bylaws, and other activities. Planning experience or a degree in planning, landscape architecture, or environmental studies is required. A working knowledge of planning and wetlands regulations and practices is desired. Salary range \$33,572 - \$42,480 commensurate with experience. Send resume to Town Manager's Office, 121 Glen Rd., Wilmington, MA 01887 by 9/21/01. AAEOE.

Grant Specialist, Newton

Position responsible for determining the need for grants, conducting workshops, serving as a liaison between the City and grantors, preparing grant applications, maintaining a grants-related database, and conducting long and short range planning studies in the City's Planning and Development Department. Strong interpersonal and writing skills are essential. Bachelor's degree in public administration, city planning or related field and 3-5 years of directly related experience required. Interested applicants should send resumes to Employment Coordinator, Newton City Hall, 1000 Commonwealth Ave., Newton Centre, MA 02459. Fax: (617)332-8042. Newton is an AA/EOE employer.

Principal Planner, Town of Danvers

The Town of Danvers is seeking qualified candidate for the position of Principal Planner in the Department of Planning and Human Services. This position reports to the Director and provides direct staff support to the Planning Board and committees. Tasks include review of subdivision submittals, special permits, site plans, zoning and major development proposals. Lead and coordinate technical review with other agencies, boards and departments. Thorough knowledge of planning practices, conservation management, landscape design and Mass. General Laws specific to planning and zoning is necessary. Must have excellent communication skills for customer service/educational outreach efforts. Strong organizational and presentation skills are essential. Proficiency in Microsoft Suite, Excel, Desktop Publishing, Power Point highly desirable. B.A. degree in planning or closely related field with M.A. degree and/or AICP status preferable. Salary range to \$48,840. Send Resume and cover letter to Human Resources Town Hall, Danvers, MA 01923.

Planning/Community Development Intern, Office of Housing and Community Development, City of Somerville

The Office of Housing and Community Development is seeking a part-time Planning/Community Development Intern to assist the Division of Long Range Planning in a variety of planning and community development activities. Responsibilities will vary, but focus on redevelopment activities in the Assembly Square district, the Inner Belt district, and the McGrath Highway corridor. The Division also is responsible for implementation of Executive Order 418, relating to the development of a Community Development Plan for the entire City. The work of this internship will focus on work on the McGrath Highway corridor and Inner Belt district, including the collection of data on both areas, review of existing studies and reports, and development of planning studies for both areas that will be designed to recommend zoning changes and infrastructure changes that will help each district redevelop. The intern will also assist on projects in Assembly Square as needed, and may also be involved in Executive Order 418 activities. This is an exciting opportunity to be involved with a busy urban planning office and learn first-hand how planning theory is turned into practice in the real world.

We are seeking a motivated, intelligent student or other entry level professional with some experience and interest in redevelopment planning in an urbanized area. Experience with GIS is preferred. The Intern will need to be available for up to 20 hours a week. Exact hours are flexible, but must be primarily during the work day (8:30-4:30 M-W, 8:30-7:30 Th, 8:30-12:30 F) Some evening meetings may be required. The Intern should be available until the end of this school year. Compensation is up to \$14 an hour.

Please submit resume, cover letter, and writing/GIS samples by September 21, 2001 to: Jeffrey R. Levine, AICP Director of Long Range Planning Office of Housing and Community Development 93 Highland Avenue, Third Floor Somerville, MA 02143 Fax: 617-625-0722

National Trust for Historic Preservation Announces October Round of Preservation Services Fund

As this next round of grants approaches, I encourage you to steer eligible projects to this office. As with the last round in February we will again be placing priority on using our Preservation Services Fund as seed money for saving endangered historic sites, particularly ones that have been listed on the Trusts' or statewides' "Most Endangered" lists. We are looking forward to working closely with all of you in directing PSF grants in ways that can stimulate the rescue of properties on your lists of "Most Endangered" properties or other endangered sites.

Preservation Services Fund provides matching grants ranging from \$500 to \$5,000 (typically from \$1,000 to \$1,500) to nonprofit organizations, universities and public agencies to initiate preservation projects. Funds may be used to support consultants with professional expertise in areas such as architecture, law, planning, economics and graphic design; conferences that address subjects of particular importance to historic preservation; and curriculum development in preservation directed at select audiences.

Through the Mildred Jones Keefe Fund and the newly established Eastern Massachusetts Fund, Massachusetts is fortunate to have a special endowed fund to boost the amount of money we have available to grant in the state.

Applications are available online (for Forum members) through the National Trust Forum Online web site at <http://forum.nthp.org/> or by calling 617/523-0885. **Deadline: October 1, 2001.**

CALENDAR

September 13: "The Big Dig: An Insider's View"

Author Dan McNichol speaks on the Big Dig as part of the Boston Society of Architects' "Exploring Design" Lecture Series. Free. Boston Public Library, 6:00 p.m. Info: 617-951-1433 x221 or www.architects.org.

September 13-14: "Planning Tools of the Trade," Portland, ME

Annual Conference for the Maine Association of Planners and the Northern New England Chapter of APA. Eastland Park Hotel, Portland, ME. Info: Maureen O'Meara at 207-799-0115 or www.nnecapa.org.

September 17: Regional Sustainable Development Forum

Sponsored by New Ecology, Inc., at the Massachusetts Institute of Technology, 8:00 am to 3:00 pm. Info/registration: www.newecology.org or call Madeline Fraser at (617) 354-4099 x25.

September 23-26: "Users Helping Users," NEARC Conference, Worcester

16th Annual Northeast ARC Users Group Conference, featuring keynote sessions, vendor demonstrations, poster displays, and over 60 technical workshops and user presentations centered around ESRI's ArcInfo and ArcView GIS software. Registration ranges from \$75 (student) to \$175 (full professional). Worcester's Centrum Centre, Worcester, MA. Info: www.northeastarc.org.

September 28: City Limits at 20

Paul Peterson, Professor of Government, Harvard University, author of *City Limits*, as part of the Taubman Center Fall Speaker Series. 12:30 pm, Malkin Penthouse, Kennedy School of Government, Cambridge.

October 4-5: MA/RI/CT Fall Regional Conference, Lowell

Save the date and be sure to join your colleagues at our fall regional APA conference October 4-5 in Lowell at the Doubletree hotel. This year's program includes an all day track on Press and Media relations conducted by APA's Denny Johnson which is specifically designed for planners. Anyone wishing to volunteer for work on the conference should contact Peter Lowitt, at 978-772-8831 ext.313 or by email at peterlowitt@devensec.com.

October 5: The Economic Role of the City in the 21st Century

Edward Glaeser, Professor of Economics, Harvard University, co-editor of *The Political Economy of Urban Development*, as part of the Taubman Center Fall Speaker Series. 12:30 pm, Harvard Graduate School of Design, Room 318, Cambridge.

October 19: U.S. Urban Transportation: Patterns, Trends, and Choices

Alan Altshuler, Professor, Kennedy School of Government and Harvard Design School and Director, Taubman Center for State and Local Government, co-author of *MegaProject Politics: 1950-2000* (forthcoming), as part of the Taubman Center Fall Speaker Series. 12:30 pm, Fainsod Room, Kennedy School of Government, Cambridge.

October 26: A Conservative Agenda for Cities

Ron Utt, Senior Research Fellow, The Heritage Foundation, author of "Reviving America's Cities" a chapter in *Heritage's Priorities for the President*, as part of the Taubman Center Fall Speaker Series. 12:30 pm, Graduate School of Design, Room 318, Cambridge.

November 8: World Town Planning Day

Schedule an APA Chapter and/or planning agency event in the vicinity of November 8 - Open House, Lectures, Exhibits, and Seminars - open to the public and all publicized as World Town Planning Day events. AICP has made available several items to assist planners in the U.S. to celebrate November 8 as World Town Planning Day. More info at: www.planning.org/abtaicp/world.htm

November 9: Managing MegaProjects

James Rooney, Director of Capital Projects, Boston Convention and Exhibition Center, formerly chief of staff to Boston Mayor Thomas Menino and CFO of the Artery/Tunnel project. Co-Sponsored by the Rappaport Institute for Greater Boston as part of the Taubman Center Fall Speaker Series. 12:30 pm, Graduate School of Design, Room 318, Cambridge.

November 13-15: BuildBoston

Over 350 exhibits; an expanded Technology Center (with software demos every half hour); Design Gallery featuring the award-winning designs from the BSAs, AIA New York, and AIA New England's 2001 design awards programs; nightly cocktail receptions; and scores of new products. World Trade Center, Boston. Info: www.buildboston.com.

November 30: Deadline for AICP/ACSP Collaborative Projects Symposium proposals

The American Institute of Certified Planners (AICP) and the Association of Collegiate Schools of Planning (ACSP) announce the third annual AICP/ACSP Collaborative Projects Symposium. Deadline is November 30, 2001. The Call for Entries is posted at: www.planning.org/abtaicp/awards.html. December 10: AICP Exam Application Submission Deadline. Fee required: \$50.00. Info: www.planning.org.

November 30: The Politics of Regionalism

John Mollenkopf, Professor of Political Science and Sociology, and Director of the Center for Urban Research, CUNY Graduate Center, co-Author of *Place Matters: Metropolitcs for the Twenty-First Century*, as part of the Taubman Center Fall Speaker Series. 12:30 pm, Fainsod Room, Kennedy School of Government, Cambridge.

December 3: Cities' Strategic Land Behavior

Ann O'Bowman and Michael A. Pagano. Lincoln Institute of Land Policy Fall Lecture Series. Noon, free, pre-registration required: 617-661-3016 x127. 113 Brattle Street, Cambridge.

December 7: In Defense of Localism

William Fischel, Professor of Economics, Dartmouth College, author of *The Homevoter Hypothesis: How Home Values Influence, Local Government Taxation, School Finance, and Land-Use Policies*, as part of the Taubman Center Fall Speaker Series. 12:30 pm, Graduate School of Design, Room 318

December 12: "Seeing the World for the First Time"

Julia McMorrough, recipient of the Rotch Travelling Scholarship for design, speaks as part of the Boston Society of Architects' "Exploring Design" Lecture Series. Free. Boston Public Library, 6:00 p.m. Info: 617-951-1433 x221 or www.architects.org.

January 11-12, 2002: MMA Annual Meeting and Trade Show

Sheraton Boston and Hynes Convention Center, Boston. Registration \$125 members, \$230 nonmembers. Info: www.mma.org or 800-882-1498.

January 16, 2002: "The New Regionalism: Guiding Growth to Create Community"

Rebecca Barnes, FAIA, Larissa Brown, AICP, and David Dixon, FAIA speak on the BSAs Civic Initiative, as part of the Boston Society of Architects' "Exploring Design" Lecture Series. Free. Boston Public Library, 6:00 p.m. Info: 617-951-1433 x221 or www.architects.org.

March 4, 2002: AICP Exam Site Registration Form Deadline

Fee required: \$250.00. Info: www.planning.org.

May 11, 2002: AICP Exam

Info: www.planning.org.

May 15, 2002: "The Craft of Architecture: Making it Beautiful"

Ron Ostberg, AIA, speaks on the importance of craft in design as part of the Boston Society of Architects' "Exploring Design" Lecture Series. Free. Boston Public Library, 6:00 p.m. Info: 617-951-1433 x221 or www.architects.org.

**HOWARD STEIN-
HUDSON**

VHB

GDC

DAYLOR

SEIDMAN

EDITH NETTER

**WHITEMAN AND
TAINTOR**

ABEND

PB

REELIFE

**TRUST FOR PUBLIC
LAND**

MCGINLEY HART

**THOM. MARTIN
USE NEW ART**

SASAKI

**COMMONWEALTH
RESEARCH GROUP**

**MCGREGOR &
ASSOC.**

CITYVIEW


**MCDONOUGH &
SCULLY**

ROBINSON & COLE

LANDUSE INC.

Ezra Glenn, APA Newsletter Editor
c/o McGregor & Associates
60 Temple Place, Suite 410
Boston, MA 02111

Address Changes: See Info Box Below

 *New England Planning* is printed on recycled paper.

NATIONAL & CHAPTER OFFICERS

Ralph Willmer, AICP <i>Region I Director</i>	(617) 338-6464
Robert P. Mitchell, AICP <i>AICP Region I Commissioner</i>	(413) 256-4040
RHODE ISLAND CHAPTER	
Thom Deller <i>President</i>	(401) 751-5566
Jeanne Boyle <i>Immediate Past President</i>	(401) 435-7531
Marilyn Cohen <i>Vice President</i>	(401) 294-3331
Diane Feather, AICP <i>Vice Pres. for Prof. Development</i>	(401) 435-7532
Jared Rhodes <i>Secretary</i>	(401) 461-1000
Derwent Riding <i>Treasurer</i>	(401) 785-9836
Howard Foster, AICP <i>Chapter Historian</i>	(401) 792-2248
Susan Lynch <i>URI Student Representative</i>	(401) 874-2248
MASSACHUSETTS CHAPTER	
Thomas A. Broadrick, AICP <i>President</i>	(781) 934-1114
Robert P. Mitchell, AICP <i>Immediate Past President</i>	(413) 256-4040
Peter Lowitt, AICP <i>Vice President for Chapter Affairs</i>	(978) 772-8831 x313
Stephen M. Costello, AICP <i>Vice Pres. for Prof. Development</i>	(781) 762-1240
Lyn Billman-Golemme, AICP <i>Vice Pres. for Legislation & Policy</i>	(508) 799-0500
Jack Wiggan, AICP <i>Treasurer</i>	(617) 287-5570
Jeff Levine, AICP <i>Boston Region Representative</i>	(617) 625-6600 x2520
Karen Nelson <i>Northeast Region Representative</i>	(978) 777-0001 x3019
Jean Christensen <i>Southeast Region Representative</i>	(617) 837-0665
Glenn Garber, AICP <i>Central Region Representative</i>	(781) 862-0500 x246
Wayne Feiden, AICP <i>Western Region Representative</i>	(413) 587-1265
Charles Greenough <i>Planning Board Representative</i>	(508) 835-6437
Ezra Glenn <i>Newsletter Editor</i>	(617) 338-6464 x18
Diane Gray, AICP <i>Transportation Committee Chair</i>	(617) 757-8500
Justin Hollander <i>Planning Student Representative</i>	(617) 232-7035
Lynn Duncan <i>MAPD Representative</i>	(978) 658-8238

NEW ENGLAND PLANNING NEWSLETTER INFORMATION

Changes of Address: *New England Planning* does not maintain address lists. All lists are maintained at the national office and mailed to local chapters each month. If you have moved, write: Membership Department, APA National Headquarters, 122 S. Michigan Ave., Suite 1600, Chicago, IL 60603-6107.

Employment Ads: Employment and jobs wanted ads are \$25.00 per listing, which includes the newsletter and posting on the MAPA website. Send copy to the newsletter editor (email preferred) with a name and billing address.

Consultant Directory: Rates are \$35.00 per business card listing (one month) or \$350.00 for an annual listing (ten issues). Send business card or camera ready copy (2.33" x 1.4") to the editor.

Membership Information: APA National Headquarters, 122 S. Michigan Ave., Suite 1600, Chicago, IL 60603-6107; (312) 431-9100.

Questions: Please try to call the appropriate chapter officer (see panel on left for contact info).

Back Issues: For copies of back issues, contact the Administrative Office at (617) 287-5607.

Internet: National, www.planning.org; MAPA, www.massapa.org; RIAPA, www.riapa.org.

Submissions: We welcome articles, letters to the editor, photos, calendar items, project profiles, etc. Please do not hesitate to send anything you think of interest, or query editor to discuss an idea. We may need to edit due to space limitations. If possible, please send electronic version in .txt format via email or disk.

Calendar Listings: Please send listings in calendar format (see inside this issue).

Send Items to: Ezra Glenn, APA Newsletter Editor, c/o McGregor & Associates, 60 Temple Place, Boston, MA 02111. Phone: (617) 338-6464 x18; Fax: (617) 338-0737; Email: egleenn@mcgregorlaw.com

MAPA Administrative Office: Dennis Leigh, Urban Harbors Institute, University of Mass—Boston, 100 Morrissey Blvd., Boston, MA 02125-3393. Phone: (617) 287-5607; email: ma.apa@umb.edu

**INFORMATION FOR THE OCTOBER ISSUE
IS DUE NO LATER THAN
WEDNESDAY, SEPTEMBER 26, 2001**